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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(Plg. I (1))

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO COMMERCIAL USE ZONE IN NALAGANDLA (VILLAGE), SERILINGAMPALLY (MANDAL), RANGA REDDY DISTRICT-CONFIRMATION.

*[G.O.Ms.No. 20, Municipal Administration and Urban Development (Plg.I(1)),
29th January, 2018.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use Notified ZDP for R.C. Puram Segment vide G.O.Ms.No. 288, MA & UD Department, dated: 03-04-2008, as required by sub-section (3) of the said section.

VARIATION

The site in Plot No.10/P in Sy.Nos.302 to 310, 320 to 322, 324 to 361, 363 to 365, 385, 387 to 391, 399 situated at Nalagandla (Village), Serilingampally (Mandal), Ranga Reddy District to an extent of 3056.41 Sq. Yards, which is presently earmarked for Residential Use Zone in the notified ZDP for R.C. Puram Segment vide G.O.Ms.No.288, MA & UD dated: 03-04-2008, is now designated as Commercial use zone, **subject to the following conditions:**

- The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- The applicant is the whole responsible if any discrepancy occurs in the ownership aspects.
- The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- The CLU shall not be used as proof of any title of the land.

SCHEDULE OF BOUNDARIES

NORTH : Sy.No. 302 of Nalagandla (Village).
SOUTH : Sy.No. 302 of Nalagandla (Village).
EAST : Existing 24 meters wide road proposed as 30 meters road in Master Plan.
WEST : Sy.No. 302 of Nalagandla (Village).

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO RESIDENTIAL USE ZONE IN GOPANAPALLY (VILLAGE), SERILINGAMPALLY (MANDAL), RANGA REDDY DISTRICT-CONFIRMATION.

***[G.O.Ms.No. 21, Municipal Administration and Urban Development (Plg.I(1)),
29th January, 2018.]***

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use in the Notified Master Plan for Ramachandrapuram Segment Approved vide G.O.Ms.No.288, MA&UD, dated: 03-04-2008, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.No.124 (P) of Gopanapally (Villag), Serilingampally (Mandal), Ranga Reddy District to an extent of Ac.6-00 gts., which is presently earmarked for Conservation use zone in the notified Master Plan for Ramachandrapuram, vide G.O.Ms.No.288, MA&UD, dated: 03-04-2008, is now designated as Residential use zone, **subject to the following conditions:**

- (a) The applicant shall obtain prior permission from GHMC before undertaking any developmental in the site under reference.
- (b) The applicant has to comply the conditions laid down in G.O.Ms.No.168, MA, Dt. 07-04-2012 and G.O.Ms.No.288, MA, dated: 03-04-2008.
- (c) The applicant is solely responsible if any discrepancy occurs in the ownership aspects.
- (d) The change of land use shall not be used as the proof of any title of land.
- (e) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- (f) The applicant shall surrender road widening portion to the Competent Authority.

SCHEDULE OF BOUNDARIES

NORTH :	Sy. No.124 of Gopanapally Village and Existing 40'-0" wide road and re-aligned to 18.00 mtrs. (60'-0" As per G.O.Ms.No.165 dated: 18-11-2015).
SOUTH :	Sy. No.124 of Gopanapally Village
EAST :	Sy. No.124 of Gopanapally Village
WEST :	Sy. No.124 of Gopanapally Village

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM OPEN SPACE USE ZONE TO RESIDENTIAL USE ZONE AND PARTLY COMMERCIAL USE ZONE IN SY.NO.42 OF BANDLAGUDA (VILLAGE), RANGA REDDY DISTRICT IN FAVOUR OF TELANGANA RAJIV SWAGRUHA CORPORATION LIMITED-CONFIRMATION.

***[G.O.Ms.No. 23, Municipal Administration and Urban Development (Plg.I(1)),
30th January, 2018.]***

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Master Plan Erstwhile HUDA - 2021 for Hayathnagar Segment vide G.O.Ms.No.288, MA, dated: 03-04-2008, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.No.42 of Bandlaguda (Village), Ranga Reddy District to an extent of Ac.26.264 which is presently earmarked for Open Space Use Zone in the notified Master Plan of Erstwhile HUDA Hayathnagar Zone Segment vide G.O.Ms.No.288, MA, dated: 03-04-2008, is designated as Residential and partly Commercial Use, **subject to the following conditions:**

- (i) The HMDA shall collect the deferred development charges as per G.O.Ms.No.11, Housing (HB.I) Dept., Dt. 22-06-2013 and Govt. Memo.No.6104/M1/2013, MA, dated: 05-07-2013 on the proposed Change of Land Use.
- (ii) The applicants shall obtain prior permission from Competent authority before under taking any development in the site under reference.
- (iii) The applicant shall hand over the required land for road widening to the local bodies at free of cost.
- (iv) The owner / applicant shall develop the roads free of cost as may be required by the local authority.
- (v) The applicant shall maintain the front setback after road affected area and No relaxation in front setback of 100'-0" (30M) wide roads.
- (vi) The applicant shall lay road before HT lines as per G.O.Ms.No.168, MA, dated: 07-04-2012.
- (vii) The applicant shall maintain green belt along the H.T tower line as per the regulations in force.
- (viii) The owners / applicants are solely responsible for any mis-representation with regard to ownership / title, Land Ceiling Clearances etc and they will be responsible for any damage claimed by any one on account of change of land use proposed.
- (ix) The applicant shall take prior permission from GHMC before undertaking any developments on the site.
- (x) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- (xi) Consideration of CLU doesn't confer any title over the land.

REVISED SCHEDULE OF BOUNDARIES

POCKET-A

- NORTH** : Vacant land in Sy. No. 37 of Bandlaguda Village.
- SOUTH** : Vacant land in Sy. No. 42/P of Bandlaguda Village.
- EAST** : Existing 60'-0" (18M) wide B.T. road (As per Master Plan Proposed 100'-0" (30M) wide road.
- WEST** : Vacant land in Sy. No.43 of Bandlaguda Village.

POCKET-B

- NORTH** : Vacant land in Sy. No. 41 of Bandlaguda Village and Sy. No. 51 of Fathullaguda Village and existing 80'-0" (24M) wide B.T. road (As per Master Plan proposed 100'-0" (30M) wide road.
- SOUTH** : Vacant land in Sy. No. 37 of Bandlaguda Village.
- EAST** : Vacant land in Sy. No. 42/P of Bandlaguda Village.
- WEST** : Vacant land in Sy. No.43 of Bandlaguda Village.

SCHEDULE OF BOUNDARIES FOR "D-MART"

- NORTH** : Vacant land in Sy. No. 41 of Bandlaguda Village
- SOUTH** : Lawn and 10.0 M wide C.O dire way of APRSCL
- EAST** : Children play area of APRSCL
- WEST** : Existing 60'-0" wide B.T. road (As per Master Plan Proposed 100'-0" (30M) wide road.

DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM PERI - URBAN USE ZONE TO RESIDENTIAL USE ZONE IN KANDI (VILLAGE & MANDAL), SANGA REDDY DISTRICT - CONFIRMATION.

***[G.O.Ms.No. 24, Municipal Administration and Urban Development (Plg.I(1)),
30th January, 2018.]***

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008), the Government hereby makes the following variation to the land use notified extended area 2031 Master Plan which was approved vide G.O.Ms.No.33, MA&UD Department, dated: 24-01-2013, as required by sub-section (1) of the said section.

VARIATION

The site in Sy.Nos.456 to 459 and 470 to 474 of Kandi Village & Mandal, Sanga Reddy District to an extent of Ac.65.05 Gts. out of which net area after leaving Buffer (Ac 4-06 Gts) and FTL area (Ac 0-13 Gts) is Ac 60-26 Gts. which is presently earmarked for peri-urban use zone in the notified extended area 2031 Master Plan in G.O.Ms.No.33, MA, dated: 24-01-2013, is now designated as Residential Use zone, **subject to the following conditions:**

- (a) The applicants/owners shall surrender the 13 guntas of land in FTL area to HMDA on free of cost.
- (b) The applicant shall comply with the conditions mentioned in the Lr.No.EE/IB/Div/HD/SRD/35, dt.02-04-2016.
- (c) The applicant shall comply the conditions mentioned in the Lr.No.Rev.D1/79/2016, dt.16-09-2016.
- (d) The applicant shall obtain prior permission from Hyderabad Metropolitan Development Authority before undertaking any development in the site under reference.
- (e) The title and Ceiling aspects shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities/Municipal Corporations/Municipalities before issue of building permission/development permission, and it must be ensured that the best financial interests of the Government are preserved.
- (f) The change of land use shall not be used as sole reason for obtaining exemption from the provision of Urban Land Ceiling Act, 1976.
- (g) The above change of land use is subject to the conditions that may be applicable under Urban Land Ceiling and A.P. Agriculture Ceiling Act.
- (h) The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Land Ceiling Clearance etc. and they will be responsible for any damage claimed by any one on account of change of land use proposed.
- (i) The change of land use shall not be used as proof of any title of the land.
- (j) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- (k) The Owner/applicant before undertaking development activity in the site under reference existing buildings should be demolished.
- (l) The change of land use does not bar any public agency including Hyderabad Metropolitan Development Authority / Local Authority to acquire land for any public purpose as per Law.

SCHEDULE OF BOUNDARIES

- NORTH :** Existing 200' (60 mts) Bombay National Highway No.65.
SOUTH : Village boundary of Cheryal and proposed 45 mtrs road.
EAST : Sy.Nos.472, 473, 460, 456/P of Kandi Village.
WEST : Krishna Sagar Tank (Sy.Nos.475) of Kandi Village.

ARVIND KUMAR,
Principal Secretary to Government.